

HS

BEFORE
THE PUBLIC SERVICE COMMISSION OF
SOUTH CAROLINA
DOCKET NO. 96-067-E - ORDER NO. 96-358
MAY 16, 1996

IN RE: Petition of Duke Power Company for) ORDER APPROVING
Approval of the Transfer of Property) TRANSFER OF PROPERTY
in Piedmont, South Carolina.)

This matter comes before the Public Service Commission of South Carolina (the Commission) on the Motion for Expedited Approval filed by Duke Power Company (Duke or the Company) on April 29, 1996.

On February 20, 1996, Duke filed its Petition for approval of the transfer of two parcels of real estate located in Piedmont, South Carolina, under the provisions of S. C. Code Ann. §58-27-1300 (Supp. 1995). The two parcels of land are more particularly 1.53 acres of land located at 18 Piedmont Highway, Piedmont, South Carolina, and .89 acres of land located at the same location. The second parcel is adjacent to the first. With regard to the first parcel of property, Duke has used it for a branch office and operations center, both of which are no longer needed. Duke's customers now pay their bills at nearby Williamston, South Carolina. With regard to the second parcel of property, Duke uses it as a storage area, and no longer needs this parcel.

On August 22, 1995, Duke hired Century 21, Case and Associates, a local realtor, to market the two parcels for sale.

On January 22, 1996, a contract was signed to sell these two parcels to Mr. James B. Roberts for \$155,000. The estimated market value as reported in the appraisal by Robinson Company of Greenville, Inc., an independent appraisal firm in Greenville, South Carolina, dated August 2, 1995, is \$175,000.

On March 18, 1996, Duke published a Notice of Filing in the Greenville newspaper, and no interventions have occurred. Duke then filed the verified testimony of William G. Adair, Jr., attesting to the above stated matters. In its Petition, Duke requested authority in accord with the FERC Uniform System of Accounts for Electric Utilities, that the original costs of the parcel being sold be credited as a reduction of the amount carried upon the books of the Company under Account 101, Electric Plant in Service. The difference between the sale price and the original cost of the parcel will be applied to Account 421.20, Loss on Disposition of Utility Property.

Duke further states that although S. C. Code Ann. §58-27-1300 (Supp. 1995) requires due hearing, that in view of the goal of efficiency on the part of Duke and the Commission, Duke believes that to require a separate public hearing on the sale of this property under these conditions would be inappropriate, and that the weekly Commission hearing is an appropriate forum to approve the proposed sale. Duke notes that the sale will not adversely affect the general body of its customers. Therefore, based on its Application, Motion, verified testimony, and other materials, Duke requests that the Commission approve its Petition at its regularly

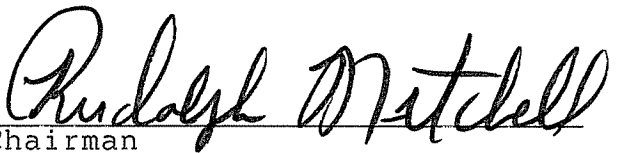
scheduled Tuesday meeting, and waive a formal separate hearing in this matter.

The Commission has examined this matter, and believes that the Motion for Expedited Approval made by Duke should be granted. No interventions have been received in this matter, nor does the matter affect the general body of subscribers of the Company. Therefore, the Commission believes that the discussion of the matter at its regular Tuesday meeting on May 14, 1996 at 11:15 a.m., based on the verified testimony and other materials in the record, may constitute the due hearing prescribed by the statute.

Further, the Commission has examined the contents of the record in this case and agrees that the facts and conclusions as stated by Duke are correct, and that the sale of the property in Piedmont, South Carolina should be approved, with the accounting treatment as stated by Duke.

This Order shall remain in full force and effect until further Order of the Commission.

BY ORDER OF THE COMMISSION:


Chairman

ATTEST:


Executive Director

(SEAL)